

SNAPSHOT of HOME Program Performance--As of 06/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Jefferson County Consortium

State: NY

PJ's Total HOME Allocation Received: \$19,396,765

PJ's Size Grouping*: B

PJ Since (FY): 1994

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
				PJs in State:	28		
<u>Program Progress:</u>							
% of Funds Committed	94.55 %	92.74 %	9	92.82 %	65	63	
% of Funds Disbursed	92.37 %	76.92 %	3	82.38 %	89	88	
Leveraging Ratio for Rental Activities	0.45	2.15	22	4.55	9	10	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	72.82 %	1	80.69 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	84.60 %	68.56 %	7	67.01 %	83	80	
<u>Low-Income Benefit:</u>							
% of 0-50% AMI Renters to All Renters	83.97 %	79.28 %	9	79.23 %	54	51	
% of 0-30% AMI Renters to All Renters***	41.11 %	48.93 %	15	44.47 %	43	40	
<u>Lease-Up:</u>							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	94.30 %	1	93.93 %	100	100	
<u>Overall Ranking:</u>			In State:	13 / 28	Nationally:	53 54	
<u>HOME Cost Per Unit and Number of Completed Units:</u>							
Rental Unit	\$5,696	\$50,155		\$24,984	343 Units	22.50 %	
Homebuyer Unit	\$13,652	\$14,772		\$14,192	356 Units	23.40 %	
Homeowner-Rehab Unit	\$10,838	\$11,807		\$20,036	825 Units	54.10 %	
TBRA Unit	\$0	\$5,288		\$3,164	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (292 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Jefferson County Consortium NY

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$8,208	\$47,590	\$15,241
State:*	\$100,532	\$90,478	\$15,850
National:**	\$86,663	\$70,545	\$22,663

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.9

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	76.7	97.2	97.6	0.0
Black/African American:	0.3	1.4	1.3	0.0
Asian:	0.0	0.0	0.1	0.0
American Indian/Alaska Native:	22.4	0.3	0.6	0.0
Native Hawaiian/Pacific Islander:	0.3	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.3	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.3	0.0	0.0
Asian/Pacific Islander:	0.0	0.3	0.2	0.0

ETHNICITY:

Hispanic	0.0	0.6	0.1	0.0
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HOUSEHOLD SIZE:

1 Person:	65.0	24.7	36.1	0.0
2 Persons:	20.4	21.9	31.2	0.0
3 Persons:	7.9	23.6	11.4	0.0
4 Persons:	5.2	21.3	12.1	0.0
5 Persons:	1.2	6.7	5.7	0.0
6 Persons:	0.3	0.8	2.5	0.0
7 Persons:	0.0	0.8	0.6	0.0
8 or more Persons:	0.0	0.0	0.4	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	28.3	29.5	10.9	0.0
Elderly:	42.3	7.0	40.6	0.0
Related/Single Parent:	17.8	21.3	15.9	0.0
Related/Two Parent:	8.5	36.8	27.0	0.0
Other:	3.2	5.3	5.6	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	48.7	0.0 [#]
HOME TBRA:	0.3	
Other:	8.2	
No Assistance:	42.9	

of Section 504 Compliant Units / Completed Units Since 2001 1

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Jefferson County Consortium

State: NY

Group Rank: 53
(Percentile)

State Rank: 13 / 28 PJs

Overall Rank: 54
(Percentile)

Summary: 0 / **Of the 5 Indicators are Red Flags**

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 46.46%	84.6	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	83.97	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.25%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.300	1.02	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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